

026226

DEED OF SALE BY PERSONAL REPRESENTATIVE

TRANSFER
TAX
PAID

KNOW ALL MEN BY THESE PRESENTS

That **Fleet Bank** (Clarence E. Bickford, Jr., Trust Officer) of P.O. Box 777, Waterville, County of Kennebec, State of Maine, duly appointed and acting Personal Representative of the **Estate of Sylvia N. Karter**, Deceased, (testate), as shown by the probate records of the County of Kennebec, Maine, (and having received written waivers from each person succeeding to an interest in the real property of the statutory ten (10) day notice) OR (and having given notice to each person succeeding to an interest in the real property described below at least ten (10) days prior to the sale) OR (and not having given notice to each person succeeding to an interest in the real property described below at least ten (10) days prior to the sale, such notice not being required under the terms of the decedent's will), by the power conferred by the Probate Code, and every other power, for consideration paid, grants to **Ware-Butler, Inc.** of P.O. Box 2, Waterville, County of Kennebec, State of Maine, the real property at 92 Pleasant Street, ~~Waterville~~, County of Kennebec, State of Maine, described as follows:

A CERTAIN LOT or parcel of land, with the buildings thereon, situated in Waterville, County of Kennebec and State of Maine, and being known as Lot No. Ninety-Two (92) on a Plan described as Plan of Grace Emery Ware Property on North, Pleasant and Middle Streets in Waterville, Maine, said plan being dated November 6, 1953 and made by Carl Crane, C.E., and recorded in Kennebec Registry of Deeds, Plan Book 17B, Page 167, to which reference shall be made. Said Lot No. 92 is more particularly described as follows:

BEGINNING at the intersection of the south line of North Street, and the west line of Pleasant Street; thence southwesterly in the west line of Pleasant Street a distance of sixty (60) feet to an iron pin; thence N46°-0'W at right angles to Pleasant Street a distance of sixty-one (61) feet to an iron pin; thence northerly a distance of 44.5 feet to an iron pin in the south line of North Street and 72.5 feet from the intersection of said streets; thence S58°-38'E along the south line of North Street a distance of 72.5 feet to point begun at.

Being the same premises conveyed to Elias L. Karter and Sylvia N. Karter by warranty deed in joint tenancy from Roland C. Ware dated August 6, 1954, and recorded in the Kennebec County Registry of Deeds.

WITNESS my hand and seal this 24th day of August, 1989.

Signed, Sealed

Delivered in presence of

Lorraine J. Cook

Clarence E. Bickford

STATE OF MAINE
KENNEBEC, SS.

Date: August 24, 1989

Then personally appeared the above named Clarence E. Bickford, Trust Officer of Fleet Bank, in his capacity and acknowledged the foregoing instrument to his free act and deed.

Before me,

Janet A. White

Notary Public

RECEIVED KENNEBEC SS.

1989 NOV -8 AM 9:00

TEST: [Signature]